This instrument prepared by Escrow Corporation of Nashville, 841 Wren Road, P.O. Box 976, Goodlettsville, TN 37072.

WARRANTY DEED

BOOK 7795 PAGE 122

THIS INSTRUMENT PREPARED BY

ESCROW CORPORATION OF NASHVILLE
841 WREN ROAD
P.O. BOX 976
GOODLETTSVILLE, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 94,823.77

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March, 19 89

Notary Public

MY COMMISSION EXPIRES: September 11, 1990

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
DAVID N. FOX, et ux	SOVRAN MORTGAGE CORPORATION	26-7
(NAME)	(NAME)	
112 Corbridge Court	P. O. Box 26388	100
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tn. 37072	Richmond, Virginia 23260-6388	GO 20499
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, WARREN L. COULTER and wife, SANDRA B. COULTER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID N. FOX and wife, MILDRED A. FOX

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 78 on the Plan of the Resubdivision of Windsor Green, Phase I, Section III, of Lots 73-87, of record in Book 6200, page 366, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Warren L. Coulter and wife, Sandra B. Coulter by deed from Randall Phillips Builders, Inc., of record in Book 6979, page 105, and rerecorded in Book 7073, page 122, Register's Office for Davidson County, Tennessee.

Grantees assume the obligation to pay the remaining balance of a note to Commerce Union Bank, secured by a deed of trust of record in Book 6979, page 108, and rerecorded in Book 7073, apge 124, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 112 Corbridge Court, Goodlettsville, Tennessee 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 15th day of March, 19 89

Warren L. Coulter
WARREN L. COULTER

Sandra B. Coulter
SANDRA B. COULTER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7795 PAGE 123

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Warren L. Coulter and Sandra B. Coulter

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 15th day of March, 19 89.

Commission Expires September 11, 1990

, Notary Public.

STATE OF

County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared and , with whom I am personally acquainted and who upon his oath / their several oaths acknowledged himself / themselves to be the and respectively of the the within named bargainor, a corporation, and that he / they as such and , being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such and attesting the same by the said as such .

WITNESS my hand and official seal at office at , Tennessee.

on this the day of , 19

My commission expires

Notary Public

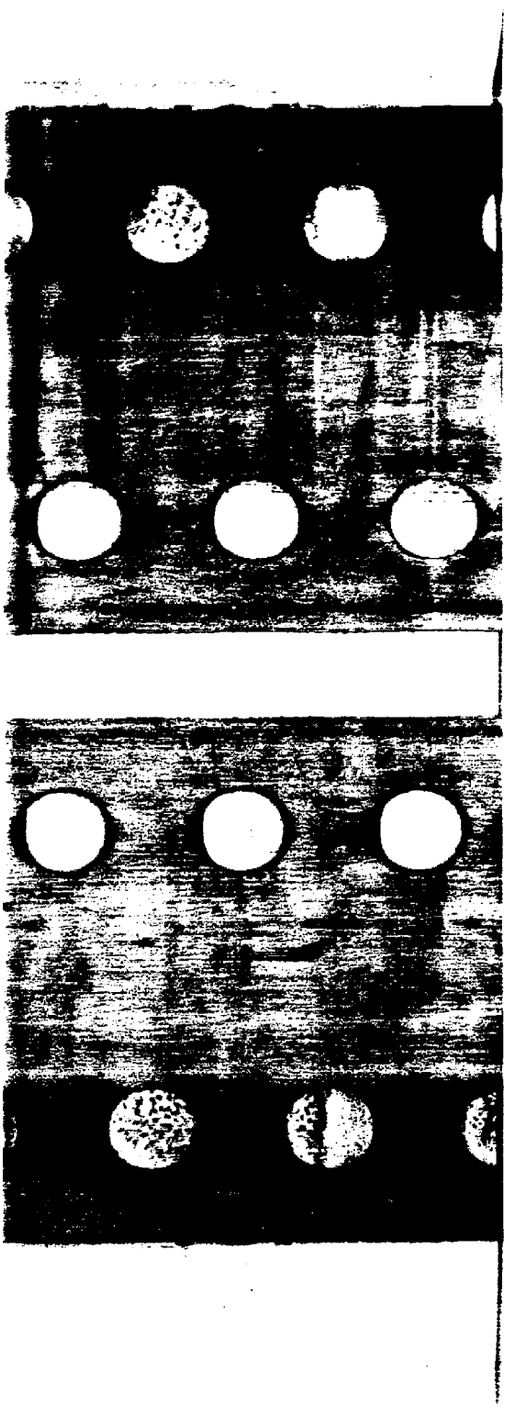
17153.

IDENTIFICATION REFERENCE

Mar 17 9 00 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

6564 03/17 0101 03CHECK 31



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7795 PAGE 124

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 94823.77
CON TX 312.84
PRFEE 0.50
MOFEE 6.00
TOTAL 319.34
CHECK 319.34

03/17/89 01 09:13 0001 6564

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

17153

IDENTIFT REFERENCE

Mar 17 9 09 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 191086